

1 BILL NO. R-85-01-27

2 DECLARATORY RESOLUTION NO. R-10-85

3 A DECLARATORY RESOLUTION designating  
4 an "Economic Revitalization Area"  
under I.C. 6-1.1-12.1.

5 WHEREAS, Petitioner has duly filed its petition dated  
6 December 28, 1984, to have the following described property desig-  
7 nated and declared an "Economic Revitalization Area" under Divi-  
8 sion 6, Article II, Chapter 2 of the Municipal Code of the City  
9 of Fort Wayne, Indiana, of 1974, as amended, and I.C. 6-1.1-12.1,  
10 to-wit:

11 Lots Numbered 95, 96, and 97 in Highland  
12 Park Third Addition;

13 said property more commonly known as 507 Constance Avenue, Fort  
14 Wayne, Indiana;

15 WHEREAS, it appears that said petition should be pro-  
16 cessed to final determination in accordance with the provisions  
17 of said Division 6.

18 NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL  
19 OF THE CITY OF FORT WAYNE, INDIANA:

20 SECTION 1. That, subject to the requirements of Section  
21 4, below, the property hereinabove described is hereby designated  
22 and declared an "Economic Revitalization Area" under I.C. 6-1.1-  
23 12.1. Said designation shall begin upon the effective date of  
24 the Confirming Resolution referred to in Section 3 of this Resolu-  
25 tion and shall continue for one (1) year thereafter. Said desig-  
26 nation shall terminate at the end of that one-year period.

27 SECTION 2. That upon adoption of this Resolution:

28 (a) Said Resolution shall be filed with the Allen  
29 County Assessor;

30 (b) Said Resolution shall be referred to the Committee  
31 on Finance and shall also be referred to the De-  
32 partment of Economic Development requesting a re-



1 Page Two

2 commendation from said department concerning the  
3 advisability of designating the above designated  
4 area an "Economic Revitalization Area";

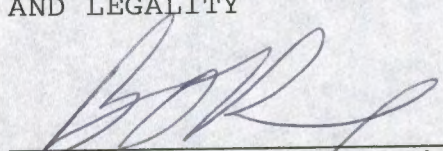
5 (c) Common Council shall publish notice in accordance  
6 with I.C. 5-3-1 of the adoption and substance of  
7 this Resolution and setting this designation as an  
8 "Economic Revitalization Area" for public hearing;

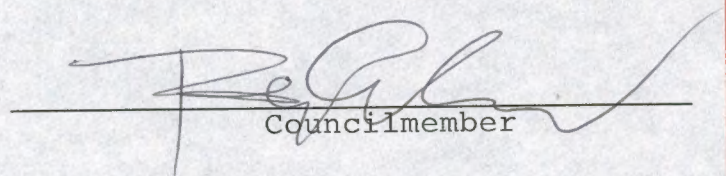
9 (d) If this Resolution involves an area that has al-  
10 ready been designated an allocation area under  
11 I.C. 36-7-14-39, then the Resolution shall be re-  
12 ferred to the Fort Wayne Redevelopment Commission  
13 and said designation as an "Economic Revitalization  
14 Area" shall not be finally approved unless said  
15 Commission adopts a resolution approving the peti-  
16 tion.

17 SECTION 2. That this Resolution shall be subject to  
18 being confirmed, modified and confirmed or rescinded after public  
19 hearing and receipt by Common Council of the above described re-  
20 commendations and resolution, if applicable.

21 SECTION 4. That this Resolution shall be in full force  
22 and effect from and after its passage and any and all necessary  
23 approval by the Mayor.

24  
25  
26 APPROVED AS TO FORM  
27 AND LEGALITY

28  
29   
30 Bruce O. Boxberger, City Attorney  
31  
32

  
Councilmember



Read the first time in full and on motion by \_\_\_\_\_,  
seconded by \_\_\_\_\_, and duly adopted, read the second time  
by title and referred to the Committee \_\_\_\_\_ (and the City  
Plan Commission for recommendation) and Public Hearing to be held after  
due legal notice, at the Council Chambers, City-County Building, Fort Wayne  
Indiana, on \_\_\_\_\_, the \_\_\_\_\_ day of  
\_\_\_\_\_, 19\_\_\_\_, at \_\_\_\_\_ o'clock \_\_\_\_\_ .M., E.S

DATE: \_\_\_\_\_

SANDRA E. KENNEDY, CITY CLERK

Read the third time in full and on motion by Redd,  
seconded by \_\_\_\_\_, and duly adopted, placed on its  
passage. PASSED (~~LOST~~) by the following vote:

	<u>AYES</u>	<u>NAYS</u>	<u>ABSTAINED</u>	<u>ABSENT</u>	<u>TO-WIT:</u>
<u>TOTAL VOTES</u>	<u>8</u>	_____	_____	<u>1</u>	_____
<u>BRADBURY</u>	<u>✓</u>	_____	_____	_____	_____
<u>BURNS</u>	<u>✓</u>	_____	_____	_____	_____
<u>EISBART</u>	<u>✓</u>	_____	_____	_____	_____
<u>GiaQUINTA</u>	<u>✓</u>	_____	_____	_____	_____
<u>HENRY</u>	<u>✓</u>	_____	_____	_____	_____
<u>REDD</u>	<u>✓</u>	_____	_____	_____	_____
<u>SCHMIDT</u>	<u>✓</u>	_____	_____	_____	_____
<u>STIER</u>	_____	_____	_____	<u>✓</u>	_____
<u>TALARICO</u>	<u>✓</u>	_____	_____	_____	_____

DATE: 1-22-85

Sandra E. Kennedy  
SANDRA E. KENNEDY, CITY CLERK

Passed and adopted by the Common Council of the City of Fort  
Wayne, Indiana, as (~~ANNEXATION~~) (~~APPROPRIATION~~) (~~GENERAL~~)

(~~SPECIAL~~) (~~ZONING MAP~~) ORDINANCE (RESOLUTION) NO. B-10-85

on the 22nd day of January, 19 85

ATTEST:

(SEAL)

Sandra E. Kennedy

Mark E. Quinta

SANDRA E. KENNEDY, CITY CLERK

PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana,  
on the 22nd day of January, 19 85,  
at the hour of 11:30 o'clock PM .M., E.S.T.

Sandra E. Kennedy  
SANDRA E. KENNEDY, CITY CLERK

Approved and signed by me this 23 day of January,  
19 85, at the hour of 3rd o'clock PM .M., E.S.T.

Win Moses, Jr.  
WIN MOSES, JR., MAYOR



APPLICATION FOR DESIGNATION  
AS AN ECONOMIC REVITALIZATION AREA  
-NEW MANUFACTURING EQUIPMENT-

This application is to be completed and signed by the owner of the property where the installation of new manufacturing equipment is to occur. The Common Council of the City of Fort Wayne, Indiana, reviews this application for designation as an "Economic Revitalization Area" in regards to its responsibility under Public Law 69, enacted by the General Assembly of the State of Indiana in 1977; and all subsequent amendments made by the General Assembly thereafter.

1. Applicant Jim Ehresman Tool, Inc.
2. Owner(s) James A. and Annette C. Ehresman (Husband & Wife)
3. Address of Owner(s) 7530 Glen Oak Parkway  
Fort Wayne, Indiana 46815
4. Telephone Number of Owner(s) (219) 749-8643
5. Relationship of Applicant to Owner(s) if any N/A
6. Address of Applicant 507 Constance Avenue  
Fort Wayne, Indiana 46805
7. Telephone number of Applicant (219) 483-9567
8. Address of Property Seeking Designation 507 Constance Avenue,  
Fort Wayne, Indiana 46805
9. Legal Description of Property Proposed for Designation (may be attached)

<u>Numora boring machine</u>	<u>\$ 150,000.00</u>
<u>Charmles wire cut EDM machine</u>	<u>110,000.00</u>
<u>4 Wells Index Mills</u>	<u>27,500.00</u>
<u>Sip Jig Gringer</u>	<u>140,000.00</u>
<u>Sip Jig Bore</u>	<u>85,000.00</u>
<u>TOTAL</u>	<u>\$ 512,500.00</u>



10. Township Washington
11. Taxing District Fort Wayne Washington
12. Current Zoning Light Industry
13. Variance Granted (if any) None
14. Current Use of Property
- a. How is property presently used? Tool and Die Maker (Light Industry)
- b. What is the condition of any structures on property? Very Good
15. Current Assessed Value of Machinery Equipment to be installed on the Real Estate See Question #9
16. Amount of Personal Property Taxes Owed During the Immediate Past Year  
\$ 4,235.64
17. Description of New Manufacturing Equipment to be installed on the Real Estate See Question #9
18. Development Time Frame
- a. When will installation begin of the new manufacturing equipment?  
Early 1985
- b. When is installation expected to be completed? 1986
19. Cost of new manufacturing equipment? \$ 512,500.00



20. Has "new" manufacturing equipment ever been utilized in the State of Indiana prior to this project? \_\_\_\_\_ Yes \_\_\_\_\_ x No

21. Permanent Jobs Resulting from Completed Project

a. How many permanent jobs will be created as a result of the installation of this new manufacturing equipment? \_\_\_\_\_ 3 \_\_\_\_\_

b. What is the nature of those jobs? Tool and/or mold makers

c. Anticipated time frame for reaching employment level stated above?

1 to 2 years

22. Additional municipal services necessitated by installation of new manufacturing equipment (e.g. enlargement of sewer, etc.) None

23. Undesirability for Normal Development

What evidence can be provided that the property on which the new manufacturing equipment will be installed "has become undesirable for, or impossible of, normal development and occupancy because of a lack of age, development, cessation of growth, deterioration of improvements or character of occupancy, obsolescence, substandard buildings or other factors which have impaired values or prevent a normal development of property or use of property"?

The area has unimproved streets with no curbs and no street lights as well as  
no storm sewers. It is an older mixed residential and light industrial area  
which deters growth in either direction.



24. How will the proposed designation further the economic development objectives of the City of Fort Wayne? It will help establish confidence in the area. The property is in excellent condition. Development of such property will add to the overall quality of the area.

25. Instrument Number of Commitments or Covenants Enforceably by the City of Fort Wayne or Allen County (if any). Provide brief description of same, or a copy thereof. None

26. Zoning Restrictions

Will the installation of this equipment require a rezoning, variance, or other approval? Yes x No

27. Financing on Project

What is the status of financing connected with this project?

Financing will be arranged through the Anthony Wayne Bank or other finance companies at the time of the purchase of each individual piece of equipment.



I hereby certify that the information and representation on this Application are true and complete.

James A. E. Eshman  
Signature(s) of Owners

12-19-84  
Date

Annette C. Eshman

12-19-84

Information Below to be filled in by Department of Economic Development:

Date Application Received:

\_\_\_\_\_

Date Equipment to be installed:

\_\_\_\_\_

Date Application Forwarded to Law Dept:

\_\_\_\_\_

Date of Legal Notice Publication:

\_\_\_\_\_

Date of Public Hearing

\_\_\_\_\_

Approved or Denied? Date:

\_\_\_\_\_

Allocation Area:

\_\_\_\_\_



JIM EHRESMAN TOOL INC.  
507 CONSTANCE AVE. 483-9567  
FORT WAYNE, INDIANA 46805

4369

71-1232  
749

December 20, 19 84

by to the  
der of

Department of Economic Development

\$ 50.00

\*\*\*\*\*Fifty and 00/100----- Dollars



ANTHONY WAYNE BANK  
FORT WAYNE, INDIANA 46802

Econ. Revital. Appl.

*Anthony C. Ehresman*

⑈004369⑈ ⑆⑆074912328⑆

076⑈171 8⑈

THE CHECK PRINTERS OF

scribed by State Board of Accounts

# RECEIPT

No 067

FUND - ECONOMIC DEVELOPMENT

FORT WAYNE, IND. December 28, 19 84 \$ 50.00

RECEIVED FROM Jim Ehresman Tool Inc. 100 DOLLARS

THE SUM OF Fifty and 00/100

ON ACCOUNT OF TAX Abatement Application Fee

*Jimmy Harris*  
AUTHORIZED SIGNATURE

Indiana 46805

7. Telephone number of Applicant (219) 483-9567

8. Address of Property Seeking Designation 507 Constance Avenue,

Fort Wayne, Indiana 46805

9. Legal Description of Property Proposed for Designation (may be attached) Numora boring machine \$ 150,000.00

Charmles wire cut EDM machine 110,000.00

4 Wells Index Mills 27,500.00

Sip Jig Gringer 140,000.00

Sip Jig Bore 85,000.00

TOTAL \$ 512,500.00



# J. E. T. Inc.

507 Constance Ave.

Fort Wayne, Indiana 46805

Phone: 219-483-9567

*January 14, 1985*

*Jim Partin  
Department of Economic Development  
1 Main Street  
Fort Wayne, Indiana 46802*

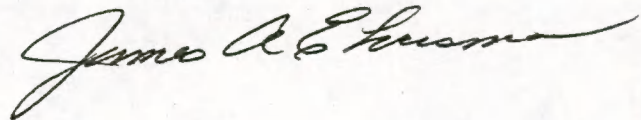
*Dear Mr. Partin:*

*As per your request, the legal description to the property listed as 507 Constance Avenue, Fort Wayne, Indiana is as follows:*

*Lots Numbered 95, 96, & 97 in Highland Park  
Third Addition*

*If you need any further information, please feel free to give me a call.*

*Very truly yours,*



*James A. Ehresman*

*JAЕ:ace*



Admn. Appr. \_\_\_\_\_

DIGEST SHEETTITLE OF ORDINANCE Declaratory ResolutionR-85-01-27DEPARTMENT REQUESTING ORDINANCE Economic Development

SYNOPSIS OF ORDINANCE A Delcaratory Resolution designating an "Economic  
Revitalization Area" under I.C. 6-1.1-12.1. (507 Constance Avenue;  
Jim Ehresman Tool, Inc.)

\_\_\_\_\_

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\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

EFFECT OF PASSAGE It will help establish confidence in an older mixed  
residential and light industrial area. The property is in excellent  
condition and development of such property will add to the overall  
quality of the area.

EFFECT OF NON-PASSAGE Opposite of the above.

\_\_\_\_\_

MONEY INVOLVED (DIRECT COSTS, EXPENDITURES, SAVINGS) \$512,500.00

\_\_\_\_\_

ASSIGNED TO COMMITTEE (PRESIDENT) \_\_\_\_\_